

# Chichester District Council

THE CABINET

9 January 2018

## Site Allocation - Development Plan Document 2014-2029 - Proposed Modifications Consultation

### 1. Contacts

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### 2. Recommendation

#### 2.1 That the Council be recommended that:

- 1) **The Site Allocation Development Plan Document Further Proposed Main Modifications (set out in appendix 1 to this report) and the Further Proposed Minor Modifications (set out in appendix 2 to this report) be approved for public consultation.**
- 2) **Authority be delegated to the Head of Planning Services following consultation with the Cabinet Member for Planning Services to enable minor editorial and typographical amendments to be made to the document prior to publication.**

### 3. Background

- 3.1 In March 2017, following approval by the Council of the Site Allocation: Development Plan Document 2014-2029 (DPD) for an eight week consultation, the DPD was submitted with a schedule of proposed modifications to the Secretary of State. During September 2017, the Inspector, Roisin Barrett Bsc Msc Dip UD Dip Hist Cons MRTPI IHBC, held hearings as part of the examination of the submitted DPD to ensure it was prepared in accordance with the duty to co-operate, legal and procedural requirements, and to assess whether it is sound. These requirements are set out in the *National Planning Policy Framework* paragraph 182.
- 3.2 During the debate at the examination hearings, officers responded to issues raised by the Inspector and where it was possible to agree a way forward that would improve the DPD, further Proposed Modifications to the submitted DPD were identified. The Inspector has written to the Council recommending modification to the DPD to ensure soundness. The recommended modifications are set out as Proposed Main Modifications which are attached as Appendix 1 to this report.

3.3 In addition, officers have identified a number of Minor Modifications that do not go to the heart of the DPD but are required, for example, to improve clarity, consistency and updating. These are included as Appendix 2 to this report.

3.4 A sustainability appraisal (SA) and Habitat Regulations Assessment (HRA) of the proposed modifications to the DPD are currently being undertaken and these will be published for consultation at the same time as the consultation on the modifications is being carried out.

#### **4. Outcomes to be achieved**

4.1 The Site Allocation DPD when adopted will help deliver the housing proposed in the Chichester Local Plan: Key Policies 2014-2029. It is intended that the DPD will be consulted upon between 1 February and 16 March 2018, following which, the Inspector will make a final recommendation to the Council as to whether the DPD is sound and can be adopted.

#### **5. Proposal**

5.1 That the further Proposed Modifications, as set out in Appendix 1 and 2, are the subject of public consultation for six weeks. It is anticipated that this process will start at the beginning of February 2018.

5.2 The responses on the main modifications will be forwarded directly to the Inspector who will then consider any representations received during the consultation period and decide whether to hold an additional hearing or take such other action she considers appropriate.

#### **6. Alternatives Considered**

6.1 The alternative is not to proceed with the DPD, however, this would have implications for delivery of the Local Plan strategy.

#### **7. Resources and Legal Implications**

7.1 The Site Allocation DPD follows on from the adoption of the Chichester Local Plan: Key Policies. It is part of the Planning Policy Team work programme and the costs of the preparation of the Site Allocation DPD are programmed in the existing budget.

7.2 The process being followed meets the statutory requirements of the plan-making process.

#### **8. Consultation**

8.1 Once approved, the Main (Appendix 1) and the Minor (Appendix 2) modifications will be the subject of public consultation. Consultation will be undertaken for a period of six weeks between 1 February and 16 March 2018.

8.2 All comments on the Main Modifications will be sent directly to the Inspector for her consideration. It is intended that comments made on the Minor Modifications, which cover for example typographical changes, will be considered as part of the report that recommends adoption of the SPD.

8.3 It is also necessary to comply with other statutory regulations that require consultation on the Sustainability Appraisal and Habitats Regulation Assessment alongside the Proposed Modifications.

## 9. Community Impact and Corporate Risks

9.1 Once adopted the Site Allocation DPD will provide certainty for small scale residential development in areas not progressing a neighbourhood plan as well as identifying land for employment development. The consultation process for the Main Modifications will enable any issues raised to be considered by the Inspector conducting the Examination.

9.2 The main corporate risk is related to any legal challenge to the adoption of the DPD.

## 10. Other implications

Are there any implications for the following?		
	Yes	No
<b>Crime and Disorder</b>		✓
<b>Climate Change</b>		✓
<b>Human Rights and Equality Impact</b>		✓
<b>Safeguarding and Early Help</b>		✓
<b>Other</b>		✓

## 11. Appendices

11.1 Proposed Main Modifications to the Site Allocations Development Plan Document 2014-2029

11.2 Proposed Minor Modifications to the Site Allocations Development Plan Document 2014-2029

## 12. Background Papers

None